



City of Dublin


Office of the City Manager

5200 Emerald Parkway • Dublin, OH 43017-1090

Phone: 614-410-4400 • Fax: 614-410-4490

Memo

To: Members of Dublin City Council

From: Marsha I. Grigsby, City Manager 

Date: August 7, 2014

Initiated By: Paul A. Hammersmith, PE, Director of Engineering/City Engineer
Michael S. Sweder, PE, Civil Engineer II
Philip K. Hartmann, Assistant Law Director

Re: ORDINANCE 74-14 - AUTHORIZING THE CITY MANAGER TO EXECUTE NECESSARY CONVEYANCE DOCUMENTS TO ACQUIRE A 0.020 ACRE, MORE OR LESS, TEMPORARY EASEMENT FROM THOMAS T. FOX AND JANE E. FOX FOR THE PROPERTY LOCATED AT 6199 DUBLIN ROAD FOR THE CONSTRUCTION OF A SHARED-USE PATH AS PART OF THE DUBLIN ROAD SOUTH PHASE 3 PROJECT, AND DECLARING AN EMERGENCY.

Background

The City of Dublin (the "City") is preparing to construct a shared-use path along Dublin Road (the "Project"). The City is obtaining permanent easements from various property owners to construct the path, as well as also acquiring temporary easements to perform minor grading and construction.

Thomas T. and Jane E. Fox (the "Grantors") own property from which the City desires a temporary easement. This property is located at 6199 Dublin Road, Dublin, Ohio 43017 and is identified as Franklin County Parcel No. 273-011777.

After engaging in amicable discussions, the City has come to an agreement with the Grantor to acquire the property for the appraised value of Four Hundred Dollars (\$400.00), pursuant to the terms outlined in this memorandum.

Acquisition

The City will be acquiring from the Grantor only the property interest necessary for purposes of the Project, as depicted in the legal description and depiction attached to this memorandum. The property interest is detailed below.

Franklin County Parcel No. 273-011777

Property Interest Acquiring	Description	Appraised Value
Temporary Easement	0.020 acre ±	\$400.00
Total		\$400.00

Recommendation

Ordinance No. 74-14 would authorize the City Manager to execute all necessary conveyance documentation to formally acquire the necessary property interest described above.

Staff recommends that Council dispense with the public hearing and approve Ordinance No. 74-14 by emergency at the August 11 Council meeting in order to continue moving forward with the Project.

RECORD OF ORDINANCES

Dayton Legal Blank, Inc.

Form No. 30043

74-14

Ordinance No. _____

Passed _____

, 20____

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO EXECUTE NECESSARY CONVEYANCE DOCUMENTS TO ACQUIRE A 0.020 ACRE, MORE OR LESS, TEMPORARY EASEMENT FROM THOMAS T. FOX AND JANE E. FOX FOR THE PROPERTY LOCATED AT 6199 DUBLIN ROAD FOR THE CONSTRUCTION OF A SHARED-USE PATH AS PART OF THE DUBLIN ROAD SOUTH PHASE 3 PROJECT, AND DECLARING AN EMERGENCY.

WHEREAS, the City of Dublin (the "City") is preparing to construct a shared-use path along Dublin Road (the "Project"); and

WHEREAS, said Project requires that the City obtain certain property interest within Franklin County Parcel No. 273-011777 owned by Thomas T. Fox and Jane E. Fox (the "Grantors"), said property interest more fully described in Exhibit "A" and depicted in Exhibit "B," all attached hereto; and

WHEREAS, the City and the Grantors participated in good faith discussions and have come to mutually agreeable terms for the acquisition of the necessary property interest for the sum of Four Hundred Dollars (\$400.00); and

WHEREAS, the City desires to execute necessary conveyance documentation to complete the transaction between the City and the Grantors.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Dublin, State of Ohio, _____ of the elected members concurring that:

Section 1. The City Manager is hereby authorized to execute all necessary conveyance documentation to acquire a 0.020 acre, more or less, temporary easement for two (2) years, commencing on the date construction begins, from Thomas T. Fox and Jane E. Fox, for the sum of Four Hundred Dollars (\$400.00), said property interest located within Franklin County Parcel No. 273-011777, and as more fully described in the attached Exhibit "A" and depicted in the attached Exhibit "B."

Section 2. This Ordinance is declared to be an emergency necessary for the immediate preservation of the public peace, health, safety or welfare, and for the further reason that obtaining the property interest is necessary for the advancement of this Project. The ordinance shall therefore take effect immediately upon passage.

Passed this _____ day of _____, 2014.

Mayor – Presiding Officer

ATTEST:

Clerk of Council

EXHIBIT A

CIP 1 of 1
PARCEL 08-009
PROJECT 40-T
Version Date DUBLIN MUP 12/12/13

**PARCEL 40-T
DUBLIN ROAD SOUTH MULTI-USE PATH
TEMPORARY EASEMENT
TO RECONSTRUCT A DRIVE**

Situate in the State of Ohio, County of Franklin, City of Dublin, located in Virginia Military Survey 2542, being a part of that 1.318 acre tract as conveyed to Thomas T. and Jane E. Fox, by deed of record in Instrument Number 201311010183828, records of the Recorder's Office, Franklin County, Ohio, and being more particularly described as follows:

Beginning at the southeast corner of said Fox 1.318 acre tract in the existing westerly right-of-way line of Dublin Road, being 33.00 feet left of centerline station 171+09.93;

Thence North 56 deg. 44 min. 29 sec. West, a distance of 39.98 feet along the southerly line of said Fox 1.318 acre tract to a point being 63.00 feet left of centerline station 171+36.35;

Thence North 20 deg. 05 min. 05 sec. East, a distance of 21.16 feet across said Fox 1.318 acre tract to a point being 53.00 feet left of centerline station 171+55.00;

Thence North 81 deg. 52 min. 54 sec. East, a distance of 20.00 feet across said Fox 1.318 acre tract to a point in the existing westerly right-of-way line of Dublin Road, and in the easterly line of said Fox 1.318 acre tract, being 33.00 feet left of centerline station 171+55.00;

Thence South 08 deg. 07 min. 06 sec. East, a distance of 45.07 feet along the existing westerly right-of-way line of Dublin Road, to the **Point of Beginning**, containing 0.020 acres, more or less.

Of the above described area, 0.020 acres are contained within Franklin County Auditor's Parcel 273-011777.

Bearings are based on the Ohio State Plane Coordinate System, South Zone, NAD 83 (86), as established from a GPS survey in 2008, occupying Franklin County Geodetic Control Monuments "FRANK 73" and "FCGS 6642 RESET".

This description was prepared by Steven E. Rader, registered surveyor 7191, and is based upon a field survey for the City of Dublin, Ohio, in 2008 by Stantec Consulting Services, Inc., under the direction of said surveyor.

Grantor claims title by the instrument of record in Instrument Number 201311010183828, of the Recorder's Office, Franklin County, Ohio.

A drawing of this description is attached hereto and made part thereof.



STANTEC CONSULTING SERVICES, INC.

Steven E. Rader 12/12/13
Registered Surveyor No. 7191 Date



MONUMENT LEGEND

✕ R.R.S. FOUND
○ REBAR FOUND
○ IRON PIN FOUND
⊙ R/W MONUMENT FD
● 3/4" IRON PIN SET

0 50 100

SCALE IN FEET

Prepared By

THE PROJECT BEARING DATUM IS BASED UPON STATE PLANE GRID BEARINGS FROM THE OHIO COORDINATE SYSTEM, SOUTH ZONE, NAD 83 (86), AS MEASURED USING G.P.S. METHODS THROUGH THE FRANKLIN COUNTY ENGINEER'S STATIONS "FRANK 73", AND "FCGS 6642 RESET".



Stantec Consulting Services, Inc.
1500 Lake Shore Drive, Suite 100
Columbus, Ohio 43204
Phone: (614) 486-4383

Stantec


 Registered Surveyor #7191

12/12/13
Date



5800 Shier-Rings Road • Dublin, Ohio 43016-1236
Phone (614)410-4600 • Fax (614)410-4699

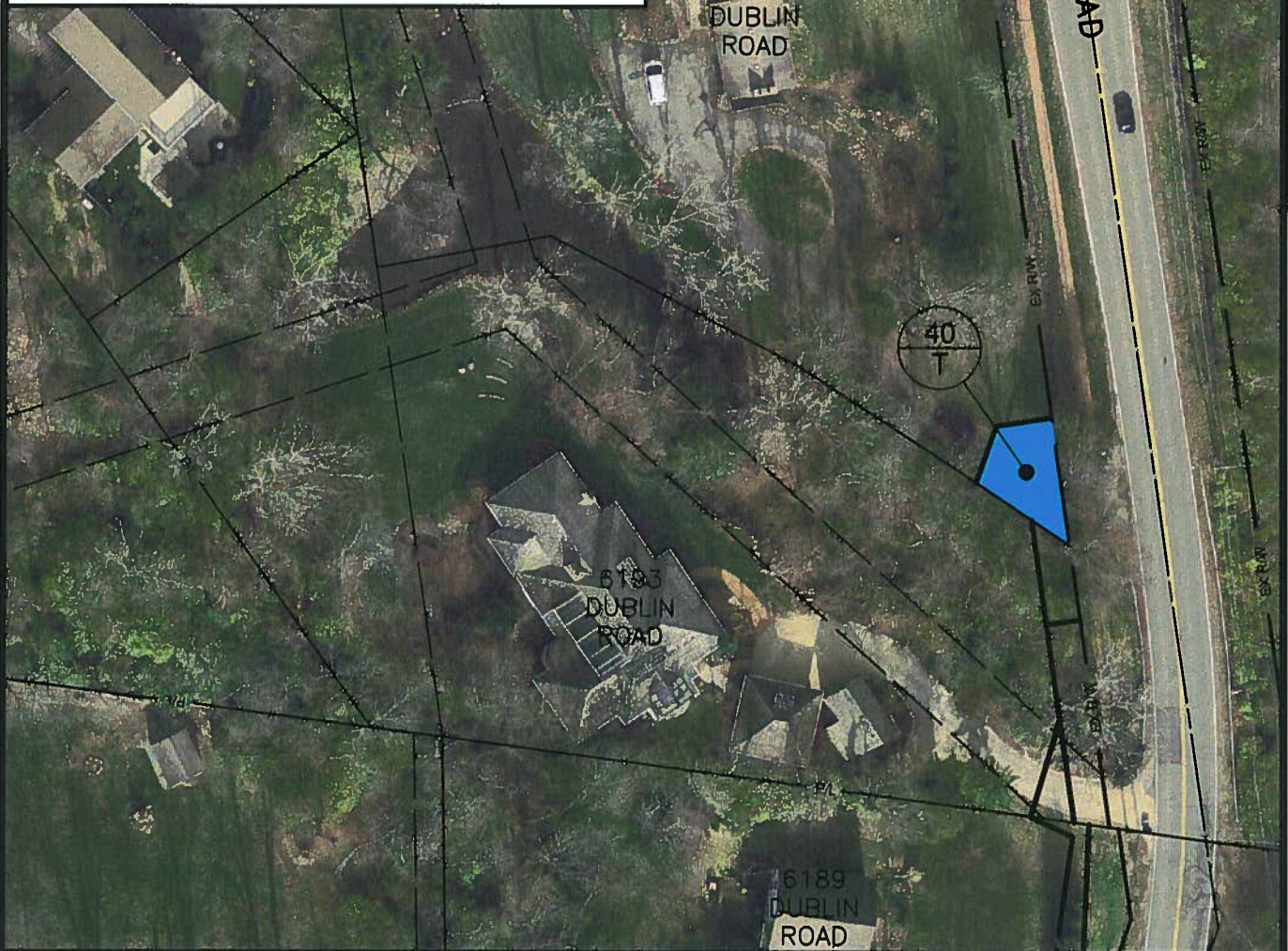
DUBLIN ROAD SOUTH
SHARED-USE PATH
6199 DUBLIN ROAD
DUBLIN, OHIO 43017

LEGEND



PROPOSED TEMPORARY
EASEMENT

40-T: 0.020 Ac.



DRAWN	CHECKED	DATE	JOB NO.
MSS	—	07/31/14	08-009.3-CIP

SCALE: 1" = 60'
0' 30' 60'